

REVISED AGENDA – Revised November 5, 2004

**TOWN OF BUCKEYE
COMMUNITY PLANNING AND DEVELOPMENT BOARD
TOWN COUNCIL CHAMBERS
100 NORTH APACHE ROAD / BUCKEYE, ARIZONA 85326**

REGULAR MEETING

NOVEMBER 9, 2004

7:00 P.M.

Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request (623.386.8299) seventy-two (72) hours in advance if you need a sign language interpreter or alternate material for a visual or hearing impairment.

AGENDA ITEM

RECOMMENDED BOARD ACTION

1. CALL TO ORDER

1. None

2. ROLL CALL

2. None

3. APPROVAL OF MINUTES

3. Possible motion to approve the minutes of the October 26, 2004 Regular Meeting.

3. Withdrawals / Continuances, Old Business

4. Old Business and Withdrawals

4A. Case No. PP04-236: Buckeye 240: Request by Coe & Van Loo Consultants, Inc. on behalf of Voyager Investment Properties for the Preliminary Plat approval of a development known as Buckeye 240. This parcel is generally located southwest of the intersection of Southern Avenue & Rooks Road and is proposed to have 926 single family lots on 220.63 net acres.

4A. Motion to reconsider and set public hearing.

4B. Case No. GPAm04-279: Request by **Scott Communities**, for a minor General Plan Amendment on approximately 23.82 acres located at the southwest corner of Southern Road and Miller Road from the CC, Commercial Center, land use designation to the PR, Planned Residential, land use designation.

4B. Discussion.

4C. Case No. RZ04-380: Request by **Scott Communities**, for the Rezoning of approximately 23.82 acres located at the southwest corner of Southern Road and Miller Road from CC, Commercial Center, to PR, Planned Residential.

4C Discussion.

4. NEW BUSINESS:

5. NEW BUSINESS: As Presented

5A. Case No. RZ04-211-BUCKEYE MOTORPLEX:

Request by Pruskowski Development in association with Camco, L.L.C. and Cameron Construction for the Rezoning of approximately 299 acres of land located generally 2 miles northeast from the intersection of Woods Road and SR85 (also generally located 2 miles southeast from the intersection of Patterson Road and SR85), or generally located in a portion of Section 23, Township 3 South, Range 4 West of the Gila & Salt River Base & Meridian, Maricopa County, Arizona; from the PR, Planned Residential Land Use District to that of the GC, General Commerce Land Use District.

5A. Public hearing, discussion and possible motion.

5B. Case No. CUP04-210-BUCKEYE MOTORPLEX:

Request by Pruskowski Development in association with Camco, L.L.C. and Cameron Construction for a Conditional Use Permit for a use to be known as Buckeye Motorplex located on approximately 299 acres of land, generally 2 miles northeast from the intersection of Woods Road and SR85 (also generally located 2 miles southeast from the intersection of Patterson Road and SR85) or generally located in a portion of Section 23, Township 3 South, Range 4 West of the Gila & Salt River Base & Meridian, Maricopa County, Arizona.

5B. Public hearing, discussion and possible motion.

5C. Case No. SP04-212-BUCKEYE MOTORPLEX:

Request by Pruskowski Development in association with Camco, L.L.C. and Cameron Construction for the approval of a Site Plan and a use to be known as Buckeye Motorplex located on approximately 299 acres of land, generally 2 miles northeast from the intersection of Woods Road and SR85 (also generally located 2 miles southeast from the intersection of Patterson Road and SR85) or generally located in a portion of Section 23, Township 3 South, Range 4 West of the Gila & Salt River Base & Meridian, Maricopa County, Arizona.

5C. Public hearing, discussion and possible motion.

5D. Case No. PP04-126-WATSON ESTATES

Request by Chris Lenz of United Engineering Group on behalf of Mike Zipprich and Buckeye 229, L.L.C. for the Preliminary Plat approval of a development known as Watson Estates. This parcel is generally located southwest of the intersection of Yuma Road & Watson Road and is proposed to have 868 single family lots on 215.94 net acres

5D. Public hearing, discussion and possible motion.

5E. Case No. GPA(m)04-466 – TRIMARK, L.L.C.:

Request by George Musser on behalf of Trimark, L.L.C. for the Minor General Plan Amendment of 10 acres from the PC, Planned Community Land Use District, to the CC, Commercial Center Land Use District located Northeast of Rooks Road and Southern Avenue.

5E. Discussion and possible motion.

5F. Case No. TUP04-410- STILLBROOKE HOMES:

Request by Motivational Systems Inc. representing Stillbrooke Homes for the approval of a temporary sign plan to promote home sales at the Parkside subdivision located on the northwest corner of Beloit Road and First Street.

5F. Public hearing, discussion and possible motion.

5G. Case No. GPA(m)04-361-ROSZTOCZY:

Request by Fer Properties for the Minor General Plan Amendment of approximately 12 acres of land located generally northeast of the intersection of Apache Road and Broadway Road, or generally located in a portion of the Southwest Quarter of Section 21, Township 1 South, Range 3 West of the Gila & Salt River Base & Meridian, Maricopa County, Arizona; from the PR, Planned Residential Land Use District to that of the CC, Commercial Center Land Use District.

5G. Discussion and possible motion.

5H. Case No. RZ04-362-ROSZTOCZY:

Request by Fer Properties for the Rezoning of approximately 12 acres of land located generally northeast of the intersection of Apache Road and Broadway Road, or generally located in a portion of the Southwest Quarter of Section 21, Township 1 South, Range 3 West of the Gila & Salt River Base & Meridian, Maricopa County, Arizona; from the PR, Planned Residential Land Use District to that of the CC, Commercial Center Land Use District.

5H Public hearing, discussion and possible motion.

5L. Case No. A04-18- TRILLIUM:

Request by Paul Gilbert on behalf of Trillium L.L.C. for the annexation of 1,600 acres into the Town of Buckeye, for an area generally located north of Peoria Avenue, south of Greenway Road, west of 315th Avenue, and east of Johnson Road; and as generally located in the East Half of Section 12, and all of Sections 13 and 24, Township 3 North, Range 5 West of the Gila and Salt River Base & Meridian, Maricopa County, Arizona.

5L Discussion and possible motion.

5J. Case No. RZ04-345-TRILLIUM:

Request by Paul Gilbert on behalf of Trillium L.L.C. for the rezoning of 1,600 acres from the RR, Rural Residential Land Use District to that of the PC, Planned Community Land Use District, in an area generally located north of Peoria Avenue, south of Greenway Road, west of 315th Avenue, and east of Johnson Road; and as generally located in the East Half of Section 12, and all of Sections 13 and 24, Township 3 North, Range 5 West of the Gila and Salt River Base & Meridian, Maricopa County, Arizona.

5J. Public hearing, discussion and possible motion.

5K. Case No. CMP03-434-SILVER ROCK:

Request by Matt Montgomery of Newport Development on behalf of the Newport Group Management Company L.L.C. for the approval of a Community Master Plan known as Silver Rock, situated on approximately 1,241 acres in portion of Sections 21, 22, 27 and 28, Township 1 North, Range 4 West;, and as generally located south of Lower Buckeye Road / Yu ma Road, north of Southern Avenue, east of Palo Verde Road, and west of Turner Road.

5K. Public hearing, discussion and possible motion.

6. COMMENTS FROM THE PUBLIC

Members of the audience may comment on non-agenda items.

6. None – State Open Meeting Law does not permit the Board to discuss items not specifically on the agenda.

7. REPORTS FROM STAFF

7. As Presented

8. REPORTS FROM DEVELOPMENT BOARD

8. As Presented

9. ADJOURNMENT

9. Motion to Adjourn